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John Clewis by Commissioners in Court of Ordinary. Approved and admitted to record April 9, 1874, Book of Distributions R, page 38.

Commissioners appointed were J. J. Everett, Elijah Neel, W. B. Cochran, R. B. Mardre and Col. J. McCullum, December 8, 1869.  
Made Partition March 16, 1870.

Number of lot of land is left blank in these proceedings but the District is given as the 14th. It is quite evident, however, from the other conveyances that Lot 39 was the one acted on.

The assignments were made as these proceedings stated to all of the heirs at law. Strips running entirely across the lot from East to West, each child's part being 5.75 chains wide from the North to the South and containing 41 Acres each. The shares were assigned by lot:-

No. 1 across the North side of the lot to John Clewis;

No. 2, next South, to Sabra A. Clewis.

Next comes the widow's dower 23.50 chains in width from North to South, containing 164 Acres, and next below that,

No. 3, to Luvinia Clewis;

No. 4, Beauregard Clewis;

No. 5, Jasper M. Clewis;

No. 6, Sarah J. Lewis;

No. 7, George E. Clewis, and

No. 8, Francis Bartow Clewis.

December 17, 1883, Bartow F. Clewis (same as Francis B.) conveyed his share of this lot to D. J. Sheffield by absolute deed, recorded Dec 18, 1883, in Book S, page 456. Sheffield was a money lender and lived until about the year 1900. B. F. Clewis says that he paid this debt long ago, probably 18 years, and thought he had a relinquishment from Sheffield, but could not find it and the records do not show any. No claim to this property was ever made by D. J. Sheffield or his Executor or heirs, and the possession of J. M. Clewis has been adverse to them now for so long as to bar their rights.

Sarah Ann Clewis (widow of John Clewis) to J. M. Clewis

Made Jany. 10, 1894. Recorded Feb. 10, 1894, Book CC, page 522.

Conveys all her 1/3 or dower interest and all her interest in  
and to Lot 39 in the 14th District of Thomas County.

John Clewis and Sabra Clewis and Luvinia A. Clewis and Beaureguard  
Clewis and Sarah J. Lewis and G. E. Clewis and B. F. Clewis  
to

Jasper M. Clewis

Made Jany. 12, 1894. Recorded Feb. 10, 1894, Book CC, page 521.

Conveys all of their entire interest as heirs of John Clewis to  
Lot 39 in the 14th District of Thomas County, Georgia.

---This with the widow's conveyance above vests the entire title  
in J.M. Clewis.

J. M. Clewis to R. A. Cooke

Made Jany. 16, 1894. Recorded Jan. 16, 1894, Book CC, page 474

Conveys Lot 39 in the 14th District of Thomas County with  
other land.

Mrs. R. A. Cooke to A. H. S. Cooke

Made Dec. 24, 1901. Recorded Dec. 18, 1906, Book page

Conveys Lot 39 in the 14th District of Thomas County, Georgia.

A. H. S. Cooke to J. M. Clewis

Made Jan. 20, 1903. Recorded Jany. 31, 1903, Book KK, page 320.

Conveys Lot 39 in the 14th District of Thomas County,  
Georgia.

J. M. Clewis

to

J. O. J. Lewis

Made Jany. 20, 1903. Recorded Jany. 31, 1903, Book KK, page 321.

Conveys Lot 39 in 14th District, Thomas County, Georgia.

J. O. J. Lewis

to

J. M. Clewis

Made Dec. 13, 1906. Recorded Dec. 1906, Book page

Conveys Lot 39 in the 14th District Thomas County, Georgia

J. M. Clewis

to

J. B. Way and W. H. Gei

ger

Made Bond for Title Dec. 13, 1906, Recorded Dec. 1906,

Book page

To Lot 39 in the 14th District, Thomas County, Georgia.

Abstract of Title

to

all of lot 101 in the 14th district of Thomas county, Georgia, containing 490 acres.

1.

State of Georgia

Date of Grant: Dec. 15, 1835.

to

Recorded in the office of the Secretary of State, Atlanta, Ga.

Thomas Paisley

Grant conveys all of lot ~~100~~ 101 in the 14th district of Thomas county, Georgia, containing 490 acres.

2.

Thomas Paidley,  
by Wm. Ward, Sheriff,

Sheriff's deed, recorded Aug. 11, 1837,  
in Book D, page 73.

to

Date: Aug. 1, 1837.

Wm. Duggar Sr.

Consideration: \$250.00.

Witness: J.A.Newman, D.MacIntyre, J.P.

Conveys all of lot 101 in 14th district of Thomas county, Georgia, containing 490 acres.

Signed by William Ward, sheriff, and recites that the land was levied on and sold under a fi. fa. from Inferior Court of Glynn county, Georgia, in favor of James Blue against Thomas and Elizabeth Paisley.

3.

Jason Johnson and  
Hartwell Johnson

Deed without warranty, recorded  
July 30, 1835, in Book B, page 273.

to

Date: Oct. 17, 1834.

W. B. Smith

Consideration: \$35.00.

Witness: G.Williams, Wm.Young, J.P.

Conveys all of lot 101 in 14th district of Thomas county, Georgia.

At date of this deed the title to the land was in the State. Since #4 passes whatever title grantee had to grantee in #2 it does not effect the chain of title.

4.

W. B. Smith

Deed without warranty, recorded  
Aug. 5, 1835, in Book B, page 275.

to

Date: Aug. 5, 1835.

Wm. Duggar, Sr.

Consideration: \$422.50.

Witness: Jas.Ramsay, I.Duggar, J.P.

Conveys all of lot 101 in 14th district of Thomas county, Georgia, 490 acres.

5.

~~Wm. Duggar Sr.~~

~~to~~  
~~Wm. Duggar Jr.~~

The following order was taken Oct. 1, 1860, and is recorded in Minutes of the Court of Ordinary, page 39:

"Upon application and it appearing to the Court that the requisites of the laws of the State of Georgia has been duly complied with and no objections filed in this court, It is ordered and adjudged by the Court that the executor and executrix on the estate of Daniel Roberts, deceased, be and they are hereby authorized to sell the lands and real estate belonging to said deceased upon first giving forty days notice of said sale as the law directs, and it is further ordered that they make a return of the proceeds of said sale to this court as the law directs. Oct. 1, 1860. Henry H. Tooke, Ordinary

Jan. 15, 1861, the executors applied to the court of Ordinary for an order for the distribution of the estate and the appointment of Commissioners to make a distribution and all heirs signed their consent and acknowledgment. Record of Distributions, Book H, page 165.

At January 1861 term of the Court of Ordinary an order was passed appointing J.L. Everett, Elijah Neel, Richard Thomas, Wm. Mitchell and John Montgomery commissioners to make distribution of all real estate and personal property among the heirs. The commissioners were qualified and made return of division of personal property but the real estate is not mentioned. Record of Distributions, Book H, page 165-168.

Elizabeth Roberts applied at December 1863 term of Thomas Superior Court for Dower to be set apart to her from lot 101, east half of lot 100 and 67 acres on south side of lot 84. Mins., page 535.

J. L. Everett, Elijah Neel, C. N. Powell, J. A. McIntosh and J. G. Jordan were appointed commissioners to set aside dower at December 1863 term of Thomas Superior Court. Minutes, page 535.

There is no record of any sale by the executors under the authority granted to them by the Court of Ordinary and there is no record that the Commissioners layed off and assigned dower under the order of the Superior Court.

At the June 1869 term of Thomas Superior Court the following verdict was rendered, as shown by Minutes, Page 675: Susan Cox and Lupina R. Horn, by their next friend Ephraim G. Ponder vs. Dudley Cox. In Equity. June term, 1869, Superior Court, Thomas County. We the jury find and decree that the defendant Dudley Cox do hold the land known as the Roberts plantation in said county of Thomas and for which he holds the deed from Andrew M. Sloan, containing 820 acres, to be held by him as Trustee for his wife under the terms of the marriage contract and for Supina Horne, each to have an undivided half thereof --- and that the complainants do recover of the defendant the sum of \$3656.00 for amount of balance due them from him as administrator on the estate of said Daniel Horne, deceased, as by his returns and answer. M. C. Smith, Foreman.

Suit was originally brought by Elzy Thompson and upon his death Ponder was substituted as prochein ami, Jan. 18, 1869. Mins., page 595.

It appears as if the executors sold the property to Andrew M. Sloan and that he in turn sold it to Dudley Cox, as Trustee for his wife, Susan Cox and her daughter, Lupina R. Horn, although these deeds do not appear of record, although the deed from Sloan to Cox is mentioned in the above verdict. The original pleadings have been destroyed and nothing else in regard to this case appears on the records.

Susan Cox was a daughter and one of the heirs at law of Daniel Roberts.

Wm. Duggar Sr.

to

Wm. Duggar Jr.

5.

Warranty deed, recorded Oct. 10, 1839,  
in Book D, page 402.

Date: Feb. 9, 1839.

Consideration: \$250.00.

Witness: Jno. Duggar, Malcolm McKinnon,  
J.I.C.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, containing 490 acres.

Wm. Duggar

to

Thomas Sanders and  
Wright Sanders

6.

Warranty deed, recorded Dec. 14, 1846,  
in Book E, page 52.

Date: Nov. 16, 1846.

Consideration: \$900.00.

Witness: I. Duggar, J.F. Carter, J.P.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, containing 490 acres.

Wright Sanders

to

Thomas Sanders

7.

Deed without warranty, recorded in  
Book E, page 216, Feb. 28, 1848.

Date: Dec. 3, 1846.

Consideration: \$900.00.

Witness: J.T. Allen, Isaacs Duggar.  
Probated by Allen before J.F. Carter, J.P.

Conveys one half undivided interest in lot 101 in 14th  
district of Thomas county, Georgia, containing 490 acres.

Thomas Sanders

to

Daniel Roberts

8.

Warranty deed, recorded Nov. 29, 1850,  
in Book E, page 571.

Date: Nov. 27, 1850.

Consideration: \$3800.00.

Witness: J.S. Seward, T.M. Boston, J.I.C.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, containing 490 acres.

9.

Edward A. Roberts and Elizabeth Roberts, wife and son of Daniel  
Roberts, filed petition March 5, 1860, for probate of his will  
in common form. Will Book H, page 87, Thomas Court of Ordinary.

Will is dated Feb. 29, 1860, and is properly witnessed and  
attached to petition for probate. Above are named executors  
and they duly qualified.

Par. 12 directs sale of real estate and other property for equal  
division among the children.

Will admitted to probate in common form March 5, 1860, at March  
term of Thomas County Court of Ordinary. Mins. H, page 4.

Susan Cox, wife of  
Dudley Cox,

to

Lupina R. Horne,  
her daughter

10.

Warranty deed, recorded March 9, 1876,  
in Book O, page 188.

Date: \_\_\_\_\_ 26, 1874.

Consideration: \$10 and love.

Witness: J.A. Staley, G.S. Barthelmess, N.P.

Conveys an undivided one-half interest in lot 101 in 14th  
district of Thomas county, Georgia, containing 490 acres.

11.

Dudley Cox, Trustee, and  
Lupina R. Horn

to

J. I. Parker and  
A. T. MacIntyre

Warranty deed, recorded March 9, 1876,  
in Book O, page 186.

Date: March 27, 1874.

Consideration: \$2450.00.

Witness: M.H. Seward, H.W. Hopkins, N.P.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, containing 490 acres.

Recites: "Whereas at the June term 1869 of Thomas Superior  
Court a decree was rendered settling the lands hereinafter  
described upon Susan Cox, wife of Dudley Cox and her daughter,  
Lupina R. Horn, and whereas subsequently on the 10th day of  
April 1873 another decree was rendered by the Judge of the  
Superior Court of said county at Chambers authorizing and empower-  
ing the said Dudley Cox to sell all of said lands. And whereas  
on the 26th day of March 1874 said Susan Cox in consideration of  
the love she bears her said daughter Lupina R. Horn as well as  
ten dollars by deed conveyed said lands to said Lupina R. Horn.  
Now this Indenture made this the 27th day of March 1874 between  
Dudley Cox trustee ~~of~~ and for said Susan Cox and said Lupina R.  
Horn, and the said Lupina R. Horn of the county of Chatham and  
State aforesaid of the one part, and John I. Parker and A. T.  
MacIntyre of the other part, etc."

No reference is found in the Minutes of the Superior Court  
to the decree of 1874 herein mentioned.

12.

Lupina R. Atwell, formerly  
Lupina R. Horn,

to

J. I. Parker and  
A. T. MacIntyre

Warranty deed, recorded May 15, 1880,  
in Book Q, page 311.

Date: March 11, 1880.

Consideration: \$2450.00.

Witness: Dudley Cox, A.A. Winn, N.P.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, 490 acres.

13.

John I. Parker and  
A.T. MacIntyre

to

William Vaughn

Warranty deed, recorded June 25, 1885,  
in Book U, page 119.

Date: Nov. 4, 1884.

Consideration: \$4000.00.

Witness: M. Isaac, J.A. Brandon, N.P.

Conveys all of lot 101 in 14th district of Thomas county, Ga.  
containing 490 acres, more or less.

14.

Wm. Vaughn, by Tabitha Vaughn,

Warranty deed recorded Nov. 12, 1903, in Book MM, page 433.

to

Date: Nov. 8, 1903.

A.H.S. Cooke, S.A. Roddenbery and Roscoe Luke

Consideration \$8000.00.

Witness: J.F. McCann, R.L. Redfearn, N.P.

Conveys all of lot 101 in 14th district of Thomas county, Georgia, containing 490 acres, more or less.

William Vaughn died intestate in Thomas county, Georgia, May 8, 1900, leaving Tabitha Vaughn, his widow, his sole heir at law.

J.F. McCann applied for administration of the estate and was appointed and qualified July 2, 1900.

Nov. 2, 1903, he filed petition showing payment of all debts and that he had turned over residue to the heir. Citation issued Nov. 2, 1903, and order was passed granting letters of dismission and reciting publication of citation for four weeks. Dec. 9, 1903. Minutes of Court of Ordinary of Thomas county, Book 2, page 188.

There is of record a deed from J.F. McCann, Admr. of Wm. Vaughn and Tabitha Vaughn to T. W. Lewis, conveying 22 acres of lot 101, Book GG, page 573. This land lies in lot 84 and appears in lot 101 by a clerical error. Since Lewis finally came into possession of the entire lot this error is not material.

15.

A.H.S. Cooke, Roscoe Luke and S.A. Roddenbery

Warranty deed recorded July 13, 1905, in Book QQ, page 16.

to

Date: July 12, 1905.

Mrs. R. A. Cooke

Consideration: \$8000.00.

Witness: W.H. Rockwell, T. Titus, N.P.

Conveys: "All the real estate and personal property as is described in deed from Mrs. Tabitha Vaughn to grantors dated Nov. 4, 1903, of record in the superior court clerk's office of Thomas county. The real estate being what is known as the Wm. Vaughn plantation and containing in the aggregate 1666 acres, lying and being in the 14th district of Thomas county, Georgia, comprising and being all and parts of lots 100, 101, etc.

16.

Mrs. R. A. Cooke

Deed without warranty recorded Jan. 20, 1908, in Book UU, page 93.

to

Date: Jan. 17, 1908.

R. B. Shuman

Consideration: \$8000.00.

Witness: A.H.S. Cooke, R. Luke, N.P.

Conveys all of lot 101 in 14th district of Thomas county, Georgia, containing 490 acres.

17.

R. B. Shuman

Warranty deed recorded Jan. 30, 1908,  
in Book UU, page 122.

to

Date: Jan. 20, 1908.

Mrs. R. A. Cooke

Consideration: \$8000.00.

Witnesses: S.A. Rodeenbery, R. Luke, N.P.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, containing 490 acres.

18.

O.H. Cooke, by A.H.S. Cooke  
as executor last will and  
testament of O.H. Cooke

Executor's deed ~~xxxxxx~~  
recorded Feb. 1, 1910, Book XX, page 12.

Date: Jan. 28, 1910.

to

Consideration: \$8000.00.

Mrs. S. L. Hayes

Witness: R. Luke, W.C. Snodgrass, N.P.

Conveys all of lot 101 in 14th district of Thomas county,  
Georgia, containing 490 acres.

Recites: "This indenture made and entered into on this 26th  
day of January 1910 by and between A.H.S. Cooke as the executor of  
the last will and testament of O.H. Cooke, deceased, the said will  
providing and directing the execution of conveyances held in the  
name of O.H. Cooke deceased, the said will further providing that  
all moneys arising from the sale of properties and otherwise be  
invested in the name of R. A. Cooke who was by the terms of said  
will the duly qualified executrix, and the said R. A. Cooke now  
deceased having held title under said will to the hereinafter  
described property."

Oliver H. Cooke died Sept. 8, 1886, and on Oct. 4, 1886,  
Rebecca A. Cooke filed petition for probate of his will in solemn  
form in Thomas County Court of Ordinary, wherein she set out that  
she and her two sons, H.R. Cooke and A.H.S. Cooke, were the sole  
heirs at law. The latter was a minor and H.R. Cooke was appointed  
guardian at litem and qualified. Citation issued and H.R. Cooke  
waived service. Will was dated Dec. 24, 1885.

The will was offered for probate in open court at November 1886  
regular term and J.W. Cochran, Wm. Reynolds and J.D. Stringer, who  
had witnessed the will testified as to its execution.

Will was duly admitted to record and letters testamentary issued  
to Rebecca A. Cooke who qualified.

Item 5 of the will appoints Rebecca A. Cooke executrix and  
after her death H.R. Cooke and A.H.S. Cooke are to be joint executors.

Item 3 recites "I give, devise and bequeath to my beloved wife  
Rebecca A. Cooke for and during the period of her natural life all  
the estate real and personal of which I may die seized and possessed  
with remainder over after death to my two surviving children H.R.  
Cooke and A.H.S. Cooke absolutely, with power to my said wife at  
discretion either at private or public sale and without notice to  
sell and convey any and all of said estate and the proceeds of  
such sale to invest again upon like limitations and conditions."

Will Book "I", pages 136-140.

Rebecca A. Cooke died Nov. 19, 1909 and H. R. Cooke died in 1893.  
A.H.S. Cooke, surviving son of O.H. Cooke, filed petition in court of  
Ordinary for issuance of ~~letters~~ testamentary in accordance with  
Item 5 of the will and order was passed Dec. 6, 1909, that letters  
issue, whereupon he took oath and letters issued same day.  
Will Book J, pages 469-472.

Rebecca A. Cooke died intestate and there was no administration

Abstract of Title

to

58.5 acres of land in lot 83 in 14th district of Thomas county, Georgia, beginning at the northwest corner of lot 83, thence run west with the lot line 39 chains to a post oak bush; thence north 15 chains to a post corner; thence east 39 chains to the east line of lot, a post for corner; thence south 15 chains to place of beginning.

1.

State of Georgia

Date of Grant: Oct. 8, 1838.

to

Recorded in the office of the  
Secretary of State, Atlanta, Ga.

Ransom Cook

Grant conveys all of lot 83 in the 14th district of Thomas county, Georgia, containing 490 acres.

2.

Ransom Cook

Warranty deed recorded June 30, 1838,  
in Book D, page 183.

to

Date: June 16, 1838.

John Hurst

Consideration: \$50000.

Witness: C. Sims, David Thompson, J.P.

Conveys all of lot 83 in 14th district of Thomas county, Georgia, containing 490 acres.

3.

John Hurst

Warranty deed recorded Jan. 22, 1840,  
in Book D, page 443.

to

Date: Dec. 14, 1839.

Absalom Martin

Consideration: \$200.00.

Witness: Hardy Bryan, D. MacIntyre, J.P.

Conveys whole lot 83 in 14th district of Thomas county, Georgia, containing 490 acres.

4.

Absalom Martin

Warranty deed recorded Apr. 2, 1844,  
Book D, page 127.

to

Date: April 7, 1843.

Isaac Duggar

Consideration: \$300.00.

Witness: Jas. Duggar, Wm. Duggar, J.P.

Conveys 200 acres of south half of lot 83 in 14th district of Thomas county, Georgia, including land described in caption.

5.

Isaac Duggar

to

Wm. Lorde

There is nothing of record to show how this property came to Wm. Lorde but possession under following conveyances for more than 73 years would prevent any successful contest of title because of this deficiency in the title.

Wm. Lorde  
to  
Curtis Carroll

6.  
Deed without warranty recorded in  
Book F, page 123, Oct. 12, 1852.  
Date: Dec. 24, 1851.  
Consideration: \$160.00.  
Witness: D. Cummings, C. Carroll, J.P.

Conveys 100 acres in southeast corner of lot 83 in 14th  
district of Thomas county, Georgia.

Curtis Carroll  
to  
George R. Moore

7.  
Deed without warranty recorded in Book  
F, page 124, Oct. 12, 1852.  
Date: Dec. 29, 1851.  
Consideration: \$350.00.  
Witness: C.N. Powell, C. Carroll, J.P.

Conveys 100 acres of southeast corner of lot 83 in 14th  
district of Thomas county, Georgia.

George R. Moore  
to  
Furna Connolly

8.  
Deed without warranty recorded in  
Book F, page 124, Oct. 12, 1852.  
Date: April 21, 1852.  
Consideration: \$350.00.  
Witness: W.G. Lyons, E.T. Vann, J.P.

Conveys 100 acres of southeast corner of lot 83 in 14th  
district of Thomas county, Georgia.

Furna Connolly  
to  
Crosby J. Horn

9.  
Warranty deed recorded in Book G,  
page 114, Oct. 9, 1855.  
Date: Oct. 6, 1855.  
Consideration: \$400000.  
Witness: F.H. Remington, J.L. Dekle, J.I.C.

Conveys 100 acres of southeast corner of lot 83 in 14th  
district of Thomas county, Georgia.

10.  
Crosby J. Horn  
to  
John A. McIntosh

There is no deed of record covering this conveyance  
but it is mentioned in the following item. Possession under  
subsequent conveyances for 65 years would prevent any successful  
contest of title because of this deficiency.

John A. McIntosh

to

S. S. Lewis

11.

Warranty deed recorded Apr. 3, 1860, in Book I, page 110.

Date: Aug. 26, 1859.

Consideration: \$3000.00.

Witness: D. McIntosh, C. Carroll, JP

Conveys 100 acres in southeast corner of lot 83 in 14th district of Thomas county, Georgia, described in deed from Crosby J. Horn to J. A. McIntosh.

Screlda C. Lewis and  
John P. Lyons

to

Wm. Vaughn

12.

Warranty deed recorded Sept. 27, 1879, in Book Q, page 38.

Date: Sept. 7, 1869.

Consideration: \$1360.00.

Witness: J. T. Lyons, H. H. Tooke, Ord.

Conveys 167 acres in southeast corner of lot 83 in 14th district of Thomas county, Georgia.

Deed is signed by Screlda C. Lewis but she is not named as a grantor in body of deed.

Deed had previously been recorded in Book N, page 405.

Wm. Vaughn, by Mrs. Tabitha A. Vaughn, his sole heir at law,

to

A. H. S. Cooke, Roscoe Luke and  
S. A. Roddenbery

13.

Warranty deed recorded Nov. 11, 1903 in Book MM, page 433.

Date: Nov. 4, 1903.

Consideration: \$8000.00.

Witness: J. F. McCann, R. L. Redfearn,  
N. P.

Conveys 227 acres in lot 83 in 14th district of Thomas county, Georgia, described in deeds from John Upton to Wm. Vaughn recorded in Book X, page 576, Jan. 21, 1889, and in deed from J. R. Lyons to Wm. Vaughn recorded in Book Q, page 38. Land conveyed in deed from Upton is not included in this abstract.

William Vaughn died intestate in Thomas county, Georgia, May 8, 1900, leaving Tabitha A. Vaughn, his widow, his sole heir at law.

A. H. S. Cooke, Roscoe Luke and  
S. A. Roddenbery

to

Mrs. R. A. Cooke

14.

Warranty deed recorded July 13, 1905, Book QQ, page 16.

Date: July 13, 1905.

Consideration: \$8000.00.

Witness: W. H. Rockwell, T. Titus, NP

Conveys 227 acres in lot 83 in 14th district described in 13.

Mrs. R. A. Cooke

to

15.

Mrs. R. A. Cooke

to

R. B. Shuman

15.

Deed without warranty recorded Jan. 20, 1908, in Book UU, page 93.

Date: Jan. 17, 1908.

Consideration: \$8000.00.

Witness: A.H.S.Cooke, R.Luke, N.P.

Conveys 227 acres in lot 83 in 14th district described in 13.

R. B. Shuman

to

Mrs. R. A. Cooke

16.

Warranty deed recorded Jan. 30, 1908, in Book UU, page 122.

Date: Jan. 20, 1908.

Consideration: \$8000.00.

Witness: S.A.Roddenbery, R.Luke, N.P.

Conveys 227 acres in lot 83 in 14th district of Thomas county, Georgia, described in 13.

O.H.Cooke, by A.H.S.Cooke as executor last will and testament of O.H.Cooke

to

Mrs. S. L. Hayes

17.

Executor's deed recorded Feb. 1, 1910, in Book XX, page 18.

Date: Jan. 28, 1910.

Consideration: \$8000.00.

Witness: R.Luke, W.C.Snodgrass, N.P.

Conveys 228 acres, more or less, of lot 83 in 14th district of Thomas county, Georgia.

See abstract of lot 101, item 18, for recitals and explanation of this conveyance.

Mrs. S. L. Hayes

to

T. W. Lewis

18.

Deed without warranty recorded in Book 5"J", page 489, Feb. 12, 1916.

Date: Feb. 2, 1916.

Consideration: \$8000.00.

Witness: C.F.Hansell, W.A.Pringle Jr. N.P.

Conveys 228 acres, more or less, of lot 83 in 14th district of Thomas county, Georgia.

Mrs. R.A.Cooke, by A.H.S.Cooke, Mrs. H.R.Cooke and H.R.Cooke Jr. to

T. W. Lewis

19.

Deed without warranty recorded in Book \_\_\_\_\_, page \_\_\_\_\_

Date: Oct. 23, 1925.

Properly witnessed as to all grantors.

Conveys 228 acres, more or less, of lot 83 in 14th district of Thomas county, Georgia.

This deed has been executed by A.H.S.Cooke and is to be supplied to perfect title.

Joseph Hansell Merrill,  
Attorney at Law,  
Thomasville, Georgia.

*Mary*  
*City*

Abstract of Title

to  
Lot Number 19 in Block B. fronting Fifty (50) Feet more or less on McKinley Street and running back One Hundred Nineteen (119) Feet more or less to dividing line; supposed to be part of lot number 8 in the 13th District of Thomas County.

There is a plat on record in Book O.O., Page 570 in which lot number 19 appears on the ~~North~~ <sup>Worth</sup> side of McKinley Street in Block B., and it would seem that this is the land mentioned in the deed from C. B. Quinn and Mrs B. F. Cochran to Charlie and ~~Martha~~ Anderson, described in caption.

However, land covered by this plat was conveyed to Mrs C. B. Quinn, as Administratrix of the estate of C. B. Quinn in September, 1907 by Chandler H. Smith and S. Alex Smith and their wives, these same persons having made a bond for title to C. B. Quinn in April, 1907 to this strip of land, so described that it would exactly fit the tract shown in the plat in Book O.O., Page 570.

The deed to the Andersons was made in June, 1904, three years prior to the purchase by Quinn and there is no conveyance on record from Quinn to Mrs Cochran to any of this property.

Mr, C. B. Quinn Jr., is quite sure that this ( land platted in O.O 570 ) is not the property which was conveyed in the deed to the Andersons, and that it was covered by a deed from A. H. S. Cooke to C. B. Quinn and Mrs B. F. Cochran made June, 3rd., 1899 and recorded in Book G. G., Page 127 on June 3rd., 99, which was conveyed to Cooke by M. A. Fleetwood, Guardian of minor children of George R. Smith to-wit, W. S. Smith and R. M. Smith, in January 1899; the land being described as a strip 4427 Feet wide containing 50 acres and shown in the plat in record of distribution in the Ordinary's office Book S. Page 127.

This deed from Fleetwood recites an order from the Ordinary granted Decenber Term 1898, and a public sale of property. This deed is recorded in Book H.H., Page 350.

The trouble here is that the tract shown in Book S. Page 127 lies entirely South of Wolff Street, while that shown in Book O. O., Page 570 on which McKinley appears, lies entirely North of Wolff Street.

There is a further trouble in that the land assigned to George V. Smith under the plat in Book S., Page 427 is only 2421 Feet ~~along~~ <sup>from</sup> ~~East~~ to West and as stated above lies entirely South of Wolff Street

Joseph Hansell Merrill,  
Attorney at Law,  
Thomasville, Georgia.

There is another trouble in that the order of sale granted to Mr Fleetwood resulted from an application made by George R. Smith's widow, then Mrs L. D. S. Moore, to be allowed to sell the property of her four children to-wit; James, Charles, George Walden and Remington, while the deed from Fleetwood describes himself as Guardian of only W. S. and R. M. Smith, which would not fit either of these children.

If the lot inquired about is really on McKinley Street, which is North of Wolff Street in plat in Book O. O. Page 570, the title of that made by Quinn though made in 1904, three years prior to the time of its being conveyed to his Administratrix, would pass to the Andersons by reason of this conveyance, as soon as the title subsequently came in to him by the deed to his Administratrix. Back title to the tract conveyed to Mrs Quinn Administratrix of Mr. Quinn in 1907 is alright, coming from S. Sheldon Smith, Susan P. Smith and George R. Smith to Chandler H. Smith being deed made March 15th 1889, Recorded April 12th, 1889 Book X. Page 710, this deed being the division, between the four Smiths, of land which had been sold to them August 7th, 1888 in Book X. Page 277 and having 164½ acres off the South end of lot number 8 in the 13th District.

I find no conveyance from either of the Andersons nor any liens against them since the deed made to them by C. B. Quinn and Mrs B. F. Cochran June 9th, 1904.

ABSTRACT OF TITLE

TO

Lots Nos. Fourteen and Fifteen in block "G" on the North Side of Wolff Street in Dewey City, Thomasville, Georgia, fronting each fifty (50) feet, and running back One Hundred and Nineteen (119) feet, being part of lot Number Eight (8) in the Thirteenth (13th) District of Thomas County.

1.

This entire lot belonged to Chandler H. Smith of Madison, Fla., and after his death was divided between his children. The various plats in the Ordinary's office, book of Distributions S, page 127; in the Clerk's office, Book of Deeds O O, page 570; and City Map, differ about the relative location of Alexander, McKinley and Wolff Streets, and this makes it impossible to tell with certainty about the assignment of the property in the division of this estate.

2.

M. A. Fleetwood as guardian of the minor children of George R. Smith, to wit: W. S. Smith, and R. M. Smith, obtained an order at the December term 1898 of Thomas Court of Ordinary to sell at public sale a strip 4427 feet wide across lot Number Eight (8) from East to West, and 508 feet from North to South, as shown in the plat, Book "S", page 127 of Distributions in the Ordinary's office. There was a strip 300 feet wide cut off the East end of this. This sale took place in January 1899, and the deed is recorded in Book "HH", page 350 from M. A. Fleetwood to A.H.S. Cook.

3.

A. H. S. Cook

to

C. B. Quinn and  
Mrs. B. F. Cochran.

Made June 3rd, 1899, recorded June 3rd, 1899, in  
Book GG, page 127.

Conveys same land as sold to him by Fleetwood, except  
certain named lots which he had previously sold.

4.

Interest of C. B. Quinn in this land was assigned to Mrs. C. B. Quinn for a year's support June 10th, 1909, and recorded July 1909 in the Year's Support Book A, page 81.

Conveyed to her his one half (1/2) interest in One Hundred and thirty One (131) lots belonging to Quinn and Cochran in Dewey City, including the lots described in caption.

5.

C. B. Quinn and Mrs. B. F. Cochran

to

Albert Fletcher and  
Lillie Fletcher.

Made August 8th, 1910, recorded August 10, 1910 in  
Book V V, page No. 459.

Conveys the land described in caption.

6.

Albert Fletcher and Lillie Fletcher

to

Harry Feinberg.

Made September 5th, 1914, recorded September 5th, 1914.

In Book \_\_\_\_\_, page \_\_\_\_\_.

Conveys land described in caption.



Conveyances

No. 1, State of Georgia to Robert Bourke  
Grant - October 25<sup>th</sup> 1838,

Recorded in Deeds Office Atlanta Ga,  
Lot 87 - 13<sup>th</sup> Dist - 490 acres

No. 2, Robt Bourke to Daniel Hook  
Deed - Nov. 22<sup>nd</sup> 1838,

Recorded April 14<sup>th</sup> 1830, A-285,  
Lot 87 - 13<sup>th</sup> Dist 490, acres

No. 3, Daniel Hook to Jas. H. Maxwell  
Deed - April 27<sup>th</sup> 1839,

Recorded October 30<sup>th</sup> 1862 - II-482  
Lot 87 - 13<sup>th</sup> Dist 490 acres

No. 4, Jas. H. Maxwell to Jas. S. Seward  
Deed - October 9<sup>th</sup> 1862

Recorded October 30<sup>th</sup> 1862 - II-483,  
Lot 87 - 13<sup>th</sup> Dist 490 acres

No. 5, Jas. S. Seward by his to Mrs. F. A. Seward  
only two children

Matie S. Johnson  
Fannie C. Hopkins

Deed - Nov. 30/86.

Recorded - Dec. 8/86 V-479  
Land described in caption

No. 6 -

Jas. S. Seward had only two children  
and they convey their interest here  
to his wife - so her deed is good -

No. 6. ~~W. H. Seward~~ to H. W. Hopkins

Dead ~~U~~ Apr 3/88

Recorded Apr 7/88 - X - 100

Sound described in caption

No. 7. H. W. Hopkins to J. W. Jones

Dead

Recorded

Sound described in caption

Certificate

No. 8. Notice of my post  
over our ridge by J. W. Seward  
to Young General College transferred  
to H. W. Hopkins and cancelled (S)

ms. Johnston

J. C. Hopkins

J. A. Sward

v-479-

Nov. 30/86.

Dec. 8/86-

J. A. Sward

Hopkins

Apr 3/88 - X 150

Apr 7/88

Abstract Jutta

87-13-8

Thomas C. Ga.

Duds Recorded to Lot # 90, 18<sup>th</sup> Dist.

Geo. Stapleton to J<sup>r</sup> Martin in Book

G. on Page 151, <sup>Recorded</sup> Dec 3, 1855

N. Flournoy to John Rove in Book

G. on Page 152, <sup>Recorded</sup> Dec 4<sup>th</sup> 1855

Buy' Mbb to John Rove in Book

G. Page 152, Recorded Dec 4<sup>th</sup> 1855.

John Rove to E. B. Layles in Book

G. Page - 152, Recorded Dec. 4<sup>th</sup> 1855

E. B. Layles to Washington Spin in Book

G. Page 153, Recorded Dec 4<sup>th</sup> 1855.

All by Jared Everett C.R.S.C.

Plot & Grant to Geo. Stapleton dated

November 19<sup>th</sup> 1824.

+ + + + + + + + + + +

Duds Recorded to Lot # 178,

8<sup>th</sup> of Colquitt.

Sherrad Wasper to Levi Martin in Book

G. Page 147, Recorded Dec 3<sup>rd</sup> 1855.

Levi Martin to John<sup>r</sup> Flomten in Book

G. Page 149 <sup>Recorded</sup> Dec 3, 1855

<over>

Continued

Johnson Thornton to Jas. R. Quinn in Book  
G. Page 149-50. Recorded Dec 3. 1855.

E. B. Sayles to Washington Spier in Book  
G. Page 150. Recorded Dec 3. 1855.

Kott & Grant To Sherrod Harper dated  
7<sup>th</sup> November 1838.

(All of which held by J. S. Johnson one  
undivided one half of both Lots in his own  
right the other undivided  $\frac{1}{2}$  as Trustee for his  
children who are the heirs & legatees of Wash-  
ington Spier Dec<sup>r</sup> The Title of the said  
J. S. Johnson being a Deed from John R.  
Spier one of the legatees of said Dec<sup>r</sup>)  
The missing original Deeds are not  
to be accounted for after many & con-  
tinued efforts to secure them, the  
parties were represented to me as  
responsible & only Statements that our  
Titles were good, Hoping for this but  
out come to all of us. I am  
as ever Affly &c  
J. S. Johnson

Abstract of Title

to

Part of corner lot number one in Stone survey of town of Boston, Thomas county, Georgia, commencing at southeast corner of said lot and being at corner of Garnet street and Stone street and running west along Garnet street 75 feet to a corner, thence north along line of J. Mudrack 150 feet to a corner, thence east along line of J. Mudrack 75 feet parallel to line along Garnet street to Stone street, thence south 150 feet, more or less, along Stone street to place of beginning, being part of land conveyed by Horace A. Field, Trustee to J. Mudrack.

1.

State of Georgia

Date: Feb. 9, 1842.

to

Recorded July 28, 1842, of Secretary of State, Atlanta, Georgia.

G. B. Lamar

Grant.

Grant conveying all of lot 327 in 13th district of Thomas county, Georgia, containing 490 acres.

2.

G. B. Lamar

Date: Dec. 5, 1853.

to

Recorded Feb. 2, 1854, Book F, page 341.

Sterling Evans

Consideration: \$540.00.

Warranty deed.  
Properly witnessed.

Conveys all lot 327 in 13th district of Thomas county.

3.

Sterling Evans, by John R. Evans and Gardner Culpepper, Executors,

Date: March 14, 1859.

to

Recorded Sept. 6, 1859, Book H, page 601.

Adam B. Parramore and James D. Smith

Consideration: \$1100.00.

Executor's deed.  
Properly witnessed.

Conveys all of lot 327 in 13th district of Thomas county.

Recites that it was made in compliance with bond for title dated March 31, 1856, to grantees from Sterling Evans.

4.

Deed from Parramore and Smith was not found into grantor in following conveyance but remainder of abstract covers a period of nearly fifty years and there could be no claim based on ownership by Parramore and Smith adverse to holders under conveyances shown.

5.

William McLendon

Date: Jan. 1, 1869.

to

Recorded July 28, 1869, Book L, page 273.

Mary G. Stone

Warranty deed properly witnessed.  
Consideration: \$2200.00.

Commencing at southeast corner of lot 318 now owned by J.R. Evans and run in a straight line until it strikes the west corner of lot one acre square fronting the depot and owned by William McLendon, then beginning again at east corner of the last mentioned lot and continue a straight line until it strikes a stake which corners on the lot now owned by James McKown and from thence to the line run due north until it strikes a stake which corners on the lot now owned by James McKown from thence run west in a straight line and corner with a lot owned by Mrs. C. McIntosh and adjoins lot 318, from thence due south to the beginning, containing 150 acres more or less.

6. Date: April 31, 1875.  
Mary G. Stone to Recorded May 13, 1875, in Book N, page 606.  
Rebecca A. McGee Warranty deed.

Being in the town of Boston, Thomas county, Georgia, known as lot number one in the Stone survey, containing 5 acres, more or less.

7. Date: March 1, 1878.  
Rebecca A. McGee to Recorded July 25, 1878, Book P, page 462.  
Mary G. Stone Warranty deed.

Same description as No. 6.

8. Date: June 1, 1885.  
Mary G. Stone to Recorded March 17, 1890, Book Y, page 698.  
R. Garnet Stone Warranty deed.

Same description as No. 6.

9. Date: Feb. 1890.  
R. Garnet Stone to Recorded March 17, 1890, Book Y, page 699.  
J. W. Dukes and P. A. Wade Warranty deed.

Same description as No. 6.

10. Date: May 6, 1891.  
P. A. Wade to Recorded Sept. 23, 1892, Book BB, page 440.  
J. W. Dukes Warranty deed.

Conveys one-half undivided interest in tract in town of Boston, Thomas county, Georgia, bounded as follows: Commencing at a stake on Stone street, running west 205 feet and also bounded on south by lands of Dukes and Wade, thence north 200 feet and bounded by lands of W. D. Sanders, thence east 205 feet and bounded by lands of Thos. Taylor, thence south on Stone street 200 feet to starting point, said to contain one acre more or less.

11. J.W.Dukes Date: May 24, 1891.  
to Recorded May 27, 1893, in Book CC,  
Daniel M.Horn page 118.  
Warranty deed.

Contains same description as No. 10.

12. J.W.Dukes and P.A.Wade Date: May 24, 1893.  
to Recorded May 27, 1893, in Book CC,  
Daniel M. Horn page 117.  
Warranty deed.

In town of Boston, Georgia, Thomas county, bounded as follows: Commencing at southeast corner of said lot, thence running west along Garnet street 215 feet to corner, thence north along W.D.Sanders line 558 feet to lands of Mrs. C. Comfort, thence east along line of Mrs. Comfort 25 feet more or less thence south along line of Tom Taylor 65 feet, thence east along line of said Taylor 234 feet more or less to Stone street, thence south along Stone street 553 feet to starting point and more particularly known and described as corner lot number one in the Stone survey of said town, containing three acres, more or less.

13. Daniel M.Horn Date: Oct. 9, 1913.  
to Recorded Nov. 4, 1913, in Book 3F,  
Anna Belle Horn page 29.  
Warranty deed.

Corner lot one in the Stone survey of the town of Boston, Thomas county, Georgia, and being a part of original lot of land number 327 in 13th district of said Thomas county, Georgia, said lot particularly described as follows: Commence at southeast corner of said lot one, then run west along Garnet street 215 feet to a corner, thence north along line of E.P.Ward and Mrs. Taylor Gandy 558 feet to street, thence east along the street 25 feet more or less, thence along line of Mrs. Henry Dukes 234 feet more or less to Stone street, thence along Stone street 553 feet to starting point. Being same land conveyed to D.M.Horn by Dukes and Wade and J.W.Dukes under two deeds dated May 24, 1893 and recorded in Book CC, page 117 and 118 deeds of record of Thomas county, Georgia.

14. Anna Belle Horn Date: May 23, 1914.  
to Recorded May 28, 1914, in Book 3G,  
J.Cheston King page 369.  
Security deed.

Conveys same land as No. 13.

Annabel Horn

Date: Aug.22,1914.

to

Recorded Aug.22,1914, in Book  
3"G", page 580.

J.Cheston King

Warranty deed. \$1088.00.

Conveys same land described in No. 13.

16.

J.Cheston King

Date: Sept.2,1915.

to

Recorded March 25,1916, in  
Book 3"E", page 30.

Charles M.Knott as Receiver  
of Swann & Matterson Co.,  
Florida Corporation.

Warranty deed properly witnessed

Consideration: \$1.00.

Conveys same land described in No.13.

17.

There is no deed of record in Thomas county showing conveyance  
of this property out of Swann & Matterson Co.

18.

Horace A.Field, by W.A.Rehberg,  
Sheriff.

Date: May 1, 1917.

to

Recorded in Book 3"N", page 258,  
May 2, 1917.

F.C.Jones

Sheriff's deed properly witnessed

Consideration: \$25.00.

House and lot in City of Boston, Thomas county, Georgia, bounded  
on north by lands of Mrs.H.C.Dukes, east by North Stone Street,  
south by W.Garnett street, west by E.P.Ward and Mrs.S.A.Gandy.

Sold by sheriff of Thomas county under tax fi.fa. for state  
and county taxes. Fi.Fa. and entry of levy recorded with deed.

19.

F.C.Jones

Date: Feb. 1, 1918.

to

Recorded April 21,1921, in Book  
3"U", page 547.

Horace A. Field

Warranty deed properly witnessed

Consideration: \$90.50.

Quit claim deed conveying same property described in No.18.

20.

Horace A.Field, by Gordon E.  
Davis, Sheriff,

Date: April 6, 1926.

to

Recorded March 18,1927, in Book  
4"I", page 250,

J.M.Jones

Sheriff's deed properly witnessed  
Consideration: \$47.77.

One certain tract or parcel of land in City of Boston, Thomas  
county, Georgia, commencing at east corner of Garnet street and  
Stone street, running west on Garnet street 100 feet, thence north  
365 feet more or less to lands of A.H.Dukes, thence east to Stone  
street, thence along Stone street to starting point.

21.

Jas. M. Jones

Date: Dec. 6, 1926.

to

Recorded March 18, 1927, in  
Book 4 "I", page 251.

J. Mudrack

Quit-claim deed properly  
witnessed.

Consideration: \$54.88.

Jas. M. Jones is known to me to be same person as J. M. Jones.  
Same description as No. 20.

22.

Horace A. Field, Trustee,  
and Horace A. Field

Date: Dec. 15, 1920.

to

Recorded April 25, 1921,  
Book 3 "U", page 547.

J. Mudrack

Warranty deed properly witnessed.

Consideration: \$10.00.

Same description as No. 13.

23.

J. Mudrack

Date: Dec. 25, 1926.

to

Recorded March 18, 1927,  
Book 4 "I", page 251.

Edith M. Trigg

Warranty deed properly witnessed

Conveys land described in caption.

The foregoing abstract contains all the conveyances of  
record pertaining to land described in caption, except security  
deeds cancelled from record. There are no executions of  
record which are a lien on this property.

There is no conveyance of record into Horace A. Field,  
Trustee. I certify that Jas. M. Jones is the same person as  
J. M. Jones.

March 18, 1927.

and 4 ti

All that tract or parcel of land in the 18th district of Thomas county, Georgia, known as part of lot number 239, beginning at the north-east corner of said lot and running thence west on original land line to land of Jim Middleton, thence south 25 chains and 30 links, thence west to original line of said lot, thence south on original 12 chains and 50 links to a line run by Stewart Vann, C.S., thence east on said line to the east line of said lot, thence north on said line about 37 1/2 chains to starting point, containing 125 acres, more or less.

1.

State of Georgia  
to  
William Morris

Date: Feb. 8, 1821.

Conveys all of lot 239 in 18th district.

2.

William Morris  
to  
Murdoch McLeod

Recorded in Book A, page 290  
May 21, 1830.

Date Feb. 8, 1821.

Consideration \$500.00

Warranty Deed.

Witnesses: John Walron  
Archibald Adams  
Sam'l Carson, J.P.

Conveys all of lot 239 in 18th district.

3.

Murdoch McLeod  
to  
John Rawls

Recorded in Book A, page 290  
May 21, 1830

Date March 4, 1823.

Consideration \$50.00.

Witnesses: Delamar Clayton  
John B. Bush, J.P.

Conveys all of lot 239 in 18th district.

4.

Missing link in chain of title.

5.

William G. Ponder  
to  
Mrs. Amanda Ponder

Division of estate of William G. Ponder.  
Recorded in minutes of Superior Court  
of Thomas county, Georgia, for year 1869,  
page 718.

Order of court conveys all of lot 239 in 18th district  
of Thomas county, Georgia, to grantee as part of her distributive share of  
the estate of her father, William G. Ponder.

6.

Amanda M. Ponder  
to  
Amos and Andrew Hubert

6.

Amanda M. Ponder  
to  
Amos and Andrew Hubert

Recorded Book L, page 568  
March 1, 1871.

Date Jan. 1, 1870.

Consideration \$250.00

Witness: A. C. Brown  
R. C. Brown

Probated by H. H. Tocke, Ordinary T.C.

Warranty Deed.

Conveys south half of lot 239, 18th district, beginning at South-east corner of said lot, running south-west 86 degrees 50 chains to a stake near the road to Surratt's Mill, thence north 3 1/2 West 25 chains and 75 links to a stake in the branch, thence N.E. 86 1/2 degrees 50 chains ~~and 75 links~~ to a stake by a pine, thence south 3 1/2 East 25 chains and 75 links to beginning corner.

7.

Amos Hubert  
to  
Andrew Hubert

Recorded Book Q, page 412  
Oct. 30, 1880.

Date Oct. 14, 1880.

Consideration \$100.00

Witness: Barnhard Kahn  
W.F.Hubert, N.P.T.C.

Warranty Deed.

Conveys one-fourth of lot 239 in the 18th district, being north half of land sold to Amos and Andrew Hubert by Mrs. Amanda Ponder.

8.

Amanda M. Ponder  
to  
Robert Smith

Recorded in Book L, page 570  
March 1, 1870.

Date Jan. 1, 1870.

Consideration \$250.00.

Witness: A. C. Brown  
R. C. Brown

Probated by H. H. Tocke, Ordinary.

Warranty deed.

Conveys north half of lot 239 in 18th district of Thomas county, Georgia, beginning at north-west corner of said lot and running thence South 86 degrees west 50 chains to a small red oak, the south-west corner of said lot, thence south 3 1/2 East 25 chains and 75 links to a stake, thence north 86 1/2 East 50 chains to a stake, on the original land line, thence north 3 1/2 West 25 chains 75 links to the beginning corner, the center being the dividing line.

9.

Survey of lot 239 in 18th district of Thomas county, Georgia, made by W. L. Robeson, County Surveyor.

Recorded in Book L, page 569.

Robert Smith  
to  
Jerry Seward

Recorded Book M, page 455  
Feb. 5, 1873.

Date Feb. 3, 1873.

Consideration \$150.00

Warranty Deed.

Witness: J. W. Seward  
H. H. Tooke, Ordinary.

Conveys 30 acres, commencing at land of Harrison Rossiter and running on the front of the land of Mrs. Julia Mitchell and running back along line of Rossiter and Mrs. Mitchell to land of Amos and Andrew Hubert, the said line of said Huberts being in the center of said lot and the dividing line in the center of said lot, same being the back line of said 30 acres known as the dividing line of lot 239, the same being the dividing line between lands of Robert Smith and Amos and Andrew Hubert and being in the center of said lot.

11.

Jerry Seward  
to  
Amos Lewis

Recorded Book O, page 35  
Oct. 7, 1875.

Date Jan. 29, 1875.

Consideration \$100.00

Warranty Deed.

Witness: Henry A. Carr  
John Few, C.S.C.

Conveys property described in 10.

12.

Amos Lewis and Andrew Lewis  
to  
Lucy Cooper

Recorded Book O, page 36,  
Oct. 7, 1875.

Date Oct. 3, 1875.

Consideration \$227.00

Warranty Deed.

Witness: J. C. Peters  
J. W. Seward, Ordinary.

Conveys property described in 10.

13.

Lucy Cooper  
to  
Andrew Hubert

Recorded Book S, page 154,  
June 11, 1883.

Date Jan. 18, 1879.

Consideration \$175.00.

Warranty Deed.

Witness: R. R. Terrell  
J. T. Wimberly, J.P.

Conveys property described in 11.

14.

Link missing in chain of title, showing conveyance from Robert Smith to Harrison Rossiter, but Robert Smith makes admission of conveyance to said Rossiter in deeds to Lewis Mickens, recorded Book M, page 392, and in deed to Jerry Seward, recorded in Book M, page 455.

15.

Harrison Rossiter

Recorded Book LL, page 208  
July 10, 1902

to

Date Nov. 28, 1873

Andrew Hubert (and  
C. L. Hubert)

Witness: J. W. Seward  
H. H. Tocke, Ordinary

Warranty Deed.

Consideration \$160.90

Conveys 30 acres of lot 239 in 18th district of Thomas county lying between land sold by Bob Smith to Jerry Seward and the 5 acres of land next to and adjoining the lands of Lewis Mickens, which 5 acres was sold by said Smith to Allic Brown, said parcel containing 30 acres, more or less, staked off by county surveyor, better known as the 30 acres which I purchased from Robert Smith, upon which I am living.

Addition of name of C. L. Hubert in this deed is an interpolation forged by said C. L. Hubert, grantor conveyed to Andrew Hubert only. Covered by affidavit of C. P. Hansell.

16.

Andrew Hubert

Recorded Book 3B, page 427  
April 2, 1912.

to

Mrs. M. E. White and  
Mrs. Elizabeth Spengler

Date March 29, 1912.

Warranty Deed.

Consideration \$2700.00.

Witness: G. P. Hansell  
W.A. Pringle, N.P.

Begin at North-east corner of lot 239 in 18th district of Thomas county running west on original land line to land of Jim Middleton, S 25.30, thence west to original land line of said lot; south on original land line 12.50 chains to line run by A. S. Vann, east on said line to east line of lot, north on said line about 37.50 chains to starting point, containing 125 acres, more or less.

17.

Mrs. M. E. White and  
Mrs. Elizabeth Spengler

Book 5H, page 171  
Recorded Nov. 23, 1914.

to

Date Nov. 20, 1914.

Citizens Banking & Trust Co.

Consideration \$3000.00

Warranty Deed

As to Mrs. White  
Witness: Robert Clemons  
S.W. Hatkher, N.P. Bibb Co.  
As to Mrs. Spengler  
J.E. White  
H.C. Jordan, J.P.

Same description as above

Citizens Banking & Trust Co.

Book 3 J, page 166  
Recorded Dec. 15, 1915.

to  
T. A. White

Date Dec. 13, 1915.

Consideration \$500.00

Warranty Deed.

Witnesses: W.J. Bowen, Jr.  
C. M. Heath, N.P.T.C.

Same description as in 16.

T. A. White

to

Date Sept. 16, 1919.

W. J. Upchurch

Consideration \$6418.50

Warranty Deed

Witnesses:

Conveys same as in 16 and other property.

That tract of land in the 18th district of Thomas county, Georgia, being part of lot number 202, being described as follows: Beginning at the southeast corner of said land lot, running thence west along the south line of said lot 700 feet, thence north 220 feet, thence east 700 feet to the east line of said lot, thence south along said east line 210 feet to point of beginning, containing 3.37 acres, more or less.

1.

State of Georgia  
to  
Alex Vaughn

Grant by State of Georgia to whole of  
lot 202 in 18th district of Thomas county,  
Georgia.

Date Jan. 21, 1825.

Conveys whole lot.

2.

Link of title missing ~~but~~ Alex Vaughn witnessed next deed and consented to conveyance thereby.

3.

James Vaughn  
to  
Daniel Vaughn

Recorded Book G, page 197  
Jan. 26, 1856

Date Jan. 23, 1830.

Consideration \$50.00

Warranty Deed

Witness: Mary Vaughn  
Alex Vaughn

Conveys whole lot.

4.

Daniel Vaughn, by Wm. F. Vaughn, Admr.  
to  
James Vaughn

Recorded Book F, page 592  
Jan. 12, 1855

Date Oct. 3, 1854.

Consideration \$205.00.

Warranty deed.

Witness: D. L. Harrison  
J. M. Harrison

Conveys whole of lot 202.

5.

James Vaughn  
to  
A. T. MacIntyre

Recorded Book HR, page 391  
March 27, 1906.

Date March 8, 1890.

Consideration \$500.00.

Warranty Deed

Witness: A. T. MacIntyre  
R. B. Mardre, J.P.

6.

A. T. MacIntyre, by A.Y. MacIntyre,  
Admr.

to

W. I. MacIntyre

Administrator's Deed.

Conveys all of lot 202.

Recorded Book 00, page 75  
Feb. 1, 1904.

Consideration \$2250.00

Date Jan. 29, 1904.

Witness: C. A. MacIntyre  
C. S. Parker, N.P.

7.

W. I. MacIntyre

to

Flowers-Parker Realty Co.

Warranty deed.

Conveys all of lot 202 lying south of Thomasville and Duncanville  
Public Road.

Recorded Book YY, page 28  
Jan. 2, 1911

Date Dec. 30, 1910.

Consideration ~~\$3500.00~~ \$3500.00.

Witness: Mrs. E.H. Beamer  
Roscoe Luke, N.P.T.Co.

8.

Flowers-Parker Realty Co.

to

J. H. Flowers

Warranty deed.

Conveys same property as 7.

Recorded Book 3A, page 245.  
Oct. 2, 1911

Date Sept. 29, 1911.

Consideration \$3161.00

Witness: W. I. MacIntyre  
W.C. Snodgrass, N.P.T.Co.

9.

~~XXXXXXXXXXXX~~

Plat of part of lot 202, including property described in caption,  
recorded Book ZZ, page 221.

10.

J. H. Flowers

to

A. D. Little

Warranty Deed

Conveys part of lot 202 shown as tract No. 1, containing 4.8 acres and tract  
No. 2, containing 5 acres, as recorded in Book ZZ, page 221.

Recorded Book 3G, page 117  
March 9, 1914

Date Feb. 18, 1914.

Consideration \$262.50

Witness: W.M. Parker  
W.M. Bryan, N.P.T.Co. Ga.

11.

A. D. Little  
to  
T. A. White

Recorded Book 3H, page 314  
Jan. 18, 1915.

Consideration \$101.10

Date Dec. 22, 1914.

Witness: W. J. Hammond  
L.A. Farmer, N.P. TCoGa.

Warranty Deed

Land described in caption.

12.

T. A. White  
to  
W. J. Upchurch

Date ~~Sept.~~ Sept. 16, 1919.

Land described in caption and other property

Georgia, Thomas County.

Personally appeared Charles J. Norwood, who upon being sworn says upon oath that he is well acquainted with Andrew Hubert, the grantor in a certain deed executed March 29, 1912, recorded April 1, 1912, in Book 3B, page 427, records of deeds of Thomas county, Georgia, conveying All that tract or parcel of land, situate lying and being in the 18th district of Thomas county, Georgia, and known as part of lot of land number 239, described as follows, beginning at the north east corner of said lot and running thence ~~north 25 chains and 30 links~~ west on original land line to the land of Jim Middleton, thence south 25 chains and 30 links, thence west to the original line of said lot, thence south on the original line 12 chains and 50 links to the line run by Stewart Vann, thence east on said line to the east line of said lot, thence north on said line about 37 1/2 chains to the starting point, containing 125 acres, more or less,

That affiant has lived in close proximity to said property since the year 1881 and that affiant knows of his own knowledge that said Andrew Hubert was in possession of said property and claiming and exercising ownership thereof from the year 1881 until he sold the said land to Mrs. M. E. White and Mrs. Elizabeth Spangler in 1912.

18

Sworn to and subscribed before me  
this 20th day of Sept., 1919.

Notary Public Thomas county, Ga.